



Entered on Docket
December 23, 2010


Hon. Gregg W. Zive
United States Bankruptcy Judge

WILDE & ASSOCIATES

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10-73105 / 72055881

**UNITED STATES BANKRUPTCY COURT
SOUTHERN DISTRICT OF NEVADA**

In Re:

Manuel Bustos and Maria N. Chavez

Debtors.

09-53735-gwz

Motion no.

Date:

Time:

Chapter 7

STIPULATED ORDER APPROVING LOAN MODIFICATION

IT IS HEREBY STIPULATED by and between the parties herein, through counsel undersigned, that all stays and injunctions, including the automatic stays under U.S. Bankruptcy Code Section 362(a), are hereby vacated with respect to the real property which is the subject of the Deed of Trust recorded in the records of the Maricopa County, Arizona Recorder's Office, wherein Carroll Sherman Knight and Terri Knight, are designated as trustors and HSBC Mortgage Services Inc. is the current beneficiary, which Deed of Trust encumbers the following described real property:

LOT 46, OF NORTHWEST RANCH UNIT 2 PHASE G, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 567 OF MAPS, PAGE 20.

IT IS HEREBY STIPULATED that the parties herein are in agreement that the Debtor's loan is modified to the terms, upon entry of the Court's Order approving same, as follows:

LOAN MOD APPROVED BASED ON HARDSHIP

Interest Rate at the rate of 3.215% will begin to accrue on the New Principal Balance as of February 1, 2010 and the first new monthly payment on the new principal balance will be due on March 1, 2010. Payment schedule for the modified loan is as follows:

Years	Interest Rate	Interest Rate Change Date	Monthly Prin & Int Payment Amount	Monthly Escrow Payment Amount*	Total Monthly Payment*	Payment Begins On	Number of Monthly Payments
1-5	3.215	February 1, 2010	\$957.87	123.02 May adjust periodically	1080.89 May adjust periodically	March 1, 2010	60
6	4.215	February 1, 2015	\$1,048.49	May adjust periodically	May adjust periodically	March 1, 2015	12
7	5.215	February 1, 2016	\$1,139.77	May adjust periodically	May adjust periodically	March 1, 2016	12
8-26	5.375	February 1, 2017	\$1,154.14	May adjust periodically	May adjust periodically	March 1, 2017	224

1 *The escrow payments may be adjusted periodically in accordance with applicable law and
2 therefore the total monthly payment may change accordingly.

3 1. NEW PRINCIPAL BALANCE- \$200,700.64

4 2. NEW PAYMENT – \$1,080.89

5 3. NEW INTEREST RATE- 3.215%

6 4. ESCROW PAYMENT AMOUNT \$123.02

7 5. LENGTH OF MODIFICATION - LIFE OF BK MODIFIED

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6. PAYMENT EFFECTIVE DATE- March 1, 2010

7. THE MODIFICATION IS GOOD ONLY THROUGH THE REMAINING LIFE OF THE
BANKRUPTCY.

8. PREVIOUS LOAN TERMS WILL COMMENCE UPON COMPLETION OR DISMISSAL
OF BANKRUPTCY

Submitted by:

Wilde & Associates

By

 #10235
GREGORY L. WILDE, ESQ.

Attorney for Secured Creditor
212 South Jones Boulevard
Las Vegas, Nevada 89107

LAUB & LAUB

By


JOE M. LAUB

Attorney for Debtor
630 E. Plumb Lane
Reno, NV 89502

1 In accordance with Local Rule 9021, counsel submitting this document certifies that the order accurately
2 reflects the court's ruling and that (check one):

3 ☐ The court has waived the requirements set forth in LR 9021(b)(1).

4 ☐ No party appeared at the hearing or filed an objection to the motion.

5 ☐ I certify that this is a case under Chapter 7 or 13, that I have served a copy of this order with the
6 motion pursuant to LR 9014(g), and that no party has objected to the form or content of the
7 order.

8 ☒ This is a chapter 7 or 13 case, and I have delivered a copy of this proposed order to all counsel
9 who appeared at the hearing, and any trustee appointed in this case any unrepresented
10 parties who appeared at the hearing, and each has approved or disapproved the order, or
11 failed to respond, as indicated below.

12 Debtor's counsel:

13 ☒ approved the form of this order ☐ disapproved the form of this order

14 ☐ waived the right to review the order and/or ☐ failed to respond to the document

15 ☐ appeared at the hearing, waived the right to review the order

16 ☐ matter unopposed, did not appear at the hearing, waived the right to review the order

17 Trustee:

18 ☐ approved the form of this order ☐ disapproved the form of this order

19 ☒ waived the right to review the order and/or ☐ failed to respond to the document

20 Submitted by:

21 /s/ Gregory L. Wilde, Esq.

22 Gregory L. Wilde, Esq.

23 Attorney for Secured Creditor

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